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Separate paging is given to this Part in order that it may be filed as a Separate Compilation.

## PART IV-B

Rules and Orders (Other than those published in Parts I, I-A, and I-L) made  
by the Government of Gujarat under the Gujarat Acts

### URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT

#### NOTIFICATION

Sachivalaya, Gandhinagar, 31<sup>st</sup> January, 2023

#### THE GUJARAT TOWN PLANNING AND URBAN DEVELOPMENT ACT, 1976.

**No.GH/V/25 of 2023/DVP-312021-480-L:** WHEREAS the Government of Gujarat sanctioned the Final Development Plan of Bharuch-Ankleshwar Urban Development Authority, under Government Notification, Urban Development and Urban Housing Department No.GH/V/54 of 2017/ DVP-202013-4903-L, dtd.28.03.2017 (hereinafter referred to as "the said Development Plan" and "the said Authority").

AND WHEREAS, the proposal of said Authority Dated 30.01.2021 for the variation under section 19(1) of the said Act in the said Development Plan was considered by the State Government;

AND WHEREAS, the variation proposed to be made in the said Development Plan was published, as required by the Section 19(1) of the Gujarat Town Planning and Urban Development Act, 1976 (President's Act No. 27 of 1976) (hereinafter referred as to "the said Act"), in the Gujarat Government extra ordinary Gazette Part IV-B dtd.07.01.2022 on page no.10-1 to 10-2 under Government Notification, Urban Development and Urban Housing Department No.GH/V/04 of 2022/DVP-312021-480-L, dtd.07.01.2022 along with a notice calling upon any person to submit suggestion or objection, if any, with respect to the proposed variation to the Additional Chief Secretary to the Government of Gujarat, Urban Development and Urban Housing Department, Sachivalaya, Block No. 14, 9th Floor, Gandhinagar, in writing, within a period of two months from the date of publication of this notification in the *official gazette*;

AND WHEREAS, the Government of Gujarat has not received any suggestion or objection;

NOW THEREFORE, in exercise of the powers conferred by the section 19 of the said Act, the Government of Gujarat hereby:-

- Sanction the said variation to be made in the said Development Plan, as set out in Schedule below;
- Specify that the variation so set out shall come into force from the date of this notification.

**SCHEDULE**

Variation sanctioned in the Final Development Plan of the said Authority sanctioned by Government Notification, Urban Development and Urban Housing Department No.GH/V/54 of 2017/ DVP-202013-4903-L, dtd.28.03.2017.

The land bearing C.S.No. 1899 paikiee (R.S.No.92 paikiee) of village: Bholav designated for "Industrial Zone" shall be deleted from the said zone and shall be designated for "Residential Zone-1" under Section 12(2) (a) of the said Act as shown in accompanying plan.

By order and in the name of the Governor of Gujarat,

**PRAKASH DUTTA,**  
Officer on Special Duty & Ex-Officio  
Joint Secretary to Government.

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**URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT****NOTIFICATION**

Sachivalaya, Gandhinagar, 31<sup>st</sup> January, 2023

**THE GUJARAT TOWN PLANNING AND URBAN DEVELOPMENT ACT, 1976.**

**No.GH/V/26 of 2023/TPS-242022-787-L:** WHEREAS the Final Development Plan of Rajkot Urban Development Authority was sanctioned by the State Government under Government Notification of Urban Development and Urban Housing Department No.GH/V/192 of 2016/DVP-13-2016-223702-L, dated 27.10.2016 (hereinafter referred to as "the said Development Plan" and "the said Authority").

AND WHEREAS, the proposal of said Authority Dated 07.02.2022 for the variation under section 19(1) of the said Act in the said Development Plan was considered by the State Government;

AND WHEREAS, the variation proposed to be made in the said Development Plan was published, as required by the Section 19(1) of the Gujarat Town Planning and Urban Development Act,1976 (President's Act No. 27 of 1976) (hereinafter referred as to "the said Act"), in the Gujarat Government extra ordinary Gazette Part IV-B dtd.20.09.2022 on page no.210-1 to 210-2 under Government Notification, Urban Development and Urban Housing Department No.GH/V/128 of 2022/ TPS-242022-787-L, dtd.16.09.2022 along with a notice calling upon any person to submit suggestion or objection, if any, with respect to the proposed variation to the Principal Secretary to the Government of Gujarat, Urban Development and Urban Housing Department, Sachivalaya, Block No. 14, 9th Floor, Gandhinagar, in writing, within a period of two months from the date of publication of this notification in the *official gazette*;

AND WHEREAS, the Government of Gujarat has not received any suggestion or objection;

NOW THEREFORE, in exercise of the powers conferred by the section 19 of the said Act, the Government of Gujarat hereby:-

- (a) Sanction the said variation to be made in the said Development Plan, as set out in Schedule below;
- (b) Specify that the variation so set out shall come into force from the date of this notification.

**SCHEDULE**

Variation sanctioned in the Final Development Plan of the said Authority sanctioned by Government Notification, Urban Development and Urban Housing Department No.GH/V/192 of 2016/DVP-13-2016-223702-L, dated. 27.10.2016

1. The land bearing R.S.No.85/P, 86/P, 91/P of village: Rajkot earmarked as Pocket-1 reserved for PUBLIC HOUSING (RMC) (R-26) shall be deleted from the said reservation and the land so released shall be designated for Residential Zone under Section 12(2)(a) of the said Act as shown in accompanying plan.
2. The land bearing R.S.No.85/P of village: Rajkot earmarked as Pocket-2 designated for Public Purpose Zone shall be deleted from the said Zone and the land so released shall be designated for Residential Zone under Section 12(2)(a) of the said Act as shown in accompanying plan.

By order and in the name of the Governor of Gujarat,

**PRAKASH DUTTA,**  
Officer on Special Duty & Ex-Officio  
Joint Secretary to Government.

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**URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT****NOTIFICATION**

Sachivalaya, Gandhinagar, 31<sup>st</sup> January, 2023

**THE GUJARAT TOWN PLANNING AND URBAN DEVELOPMENT ACT, 1976.**

**No.GH/V/27 of 2023/TPS-232022-1808-L:** WHEREAS, the Development Plan of Alang Area Development Authority was sanctioned under Government Notification, Urban Development and Urban Housing Department No. GH/V/47 of 2018/DVP-232016-3939-L, dated.30.04.2018 (hereinafter referred to as "the said Authority" and "the said Development Plan").

AND WHEREAS, the said Authority has send the proposal for variation in the said development plan by communication dated 21.04.2022.

AND WHEREAS, the Government of Gujarat is of the opinion that it is necessary, in the public interest, to make variations in the said Development Plan.

NOW THEREFORE, in exercise of the power conferred by sub-section (1) of section 19 of the Gujarat Town Planning and Urban Development Act, 1976 (President's Act No. 27 of 1976), (hereinafter referred to as "the said Act") the Government of Gujarat hereby: -

1. Proposes to modify the aforesaid Development Plan by way of variation in the manner specified in the Schedule below and;
2. Calls upon any person to submit suggestion or objection, if any, with respect to the proposed variations to the Principal Secretary to Government of Gujarat, Urban Development and Urban Housing Department, Sachivalaya, Gandhinagar, in writing, within a period of two months from the date of the publication of this notification in the *Official Gazette*.

**SCHEDULE**

Proposed Variation in the said Development Plan of the said Authority sanctioned by Government Notification, Urban Development and Urban Housing Department No. GH/V/47 of 2018/DVP-232016-3939-L, dated.30.04.2018

1. The land bearing R.S.No. 325/1/2/P of village : Manar earmarked as Pocket-1 and R.S.No. 325/1/2/P of village : Manar earmarked as Pocket-2 designated for "Recreational Zone" shall be deleted from the said zone and shall be designated for "Industrial – A Zone" under section 12(2)(a) of the said Act, as shown in the accompanying plan.

By order and in the name of the Governor of Gujarat,

**PRAKASH DUTTA,**  
Officer on Special Duty & Ex-Officio  
Joint Secretary to Government.

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**URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT****NOTIFICATION**

Sachivalaya, Gandhinagar, 31<sup>st</sup> January, 2023

**THE GUJARAT TOWN PLANNING AND URBAN DEVELOPMENT ACT, 1976.**

**No.GH/V/28 OF 2023/TPS-112020-733-L:** WHEREAS, under Government Notification, Urban Development and Urban Housing Department No.GH/V/94 of 2017/TPS-112016-3598-L, dated 17.05.2017 the Government of Gujarat, in exercise of the powers conferred by section 48(2) of the Gujarat Town Planning and Urban Development Act, 1976 (President's Act No. 27 of 1976) (hereinafter referred to as "the said Act") sanctioned the Draft Town Planning Scheme No. 92/B (Sarakhej-Okaf) (hereinafter referred to as "the said Draft Scheme") submitted by the Ahmedabad Municipal Corporation (hereinafter referred to as "the said Authority").

AND WHEREAS, in exercise of the powers conferred by section 50 of the said Act, the Government of Gujarat appointed the Town Planning Officer for the finalizing the said Draft Scheme ;

AND WHEREAS, the Town Planning Officer has submitted, to the Government of Gujarat, the Preliminary Town Planning Scheme No. 92/B (Sarakhej-Okaf) (hereinafter referred to as "the said Preliminary Scheme") as required under section 52(2) and section 64 of the said Act.

NOW THEREFORE, in exercise of the powers conferred by section-65 of the said Act, the Government of Gujarat hereby:-

- (a) Sanction the said Preliminary Scheme with modifications enumerated in SCHEDULE appended here to;
- (b) State that the said Preliminary Scheme shall be kept open for the inspection of the public, at the office of the Appropriate Authority, during office hours on working days;
- (c) Fix the date of this notification as the date for the purpose of clause (b) of sub-section (2) of the section 65.

#### SCHEDULE

1. The condition “જમીન માલિકો દ્વારા જયારે રીડિસ્ટ્રીબ્યુશન કરવામાં આવે ત્યારે અન્ય ખુલ્લી જમીનના કપાતના ધોરણ મુજબ મુળખંડના ક્ષેત્રફળમાં યોજનામાં અપનાવેલ સામાન્ય કપાતના ધોરણ મુજબ કપાત કરી, કપાત થતી જમીન સત્તામંડળને આપવાની રહેશે” is added in remarks column of redistribution statement in case no. 1 to 4, 7 to 12, 17, 18, 19, 23, 24, 29 and 30 (મુળખંડ નં. 1 to 4, 7 to 12, 17, 18+19, 20, 24, 25, 30 and 31).

Preliminary Scheme document, maps, redistribution statement shall be modified according to above.

By order and in the name of the Governor of Gujarat,

**PRAKASH DUTTA,**  
Officer on Special Duty & Ex-Officio  
Joint Secretary to Government.

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